

**DEPARTMENT OF FORESTRY AND FIRE PROTECTION
OFFICE OF THE STATE FIRE MARSHAL**

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**CALIFORNIA CODE ADOPTION
Meeting Notes
Group I-1 & R-4 Occupancy Workgroup
January 5, 2006 9:30am
San Ramon Valley FPD Administration Building
1500 Bollinger Canyon Road, San Ramon**

<p><u>ATTENDEES:</u></p> <p>Facilitators: Rick D. Terry, San Ramon Valley FPD Rocque Yballa, Central County Fire Department</p> <p>Committee or Group Members Present: Pat Stranahan, San Francisco FD</p> <p>CDF/SFM Staff Present: Joe Garcia, OSFM</p>	<p><u>Stakeholders in attendance:</u> Steve Carmichael, Spears Mfg. Gale Bate, Code Resource</p> <p><u>Other State Agency Representatives:</u></p>
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DOCUMENT HANDOUTS:

1. Comments developed by Joe Garcia

AGENDA:

1. Review minutes from last meeting.
2. Review and compare R-2 and 6 Occupancy Classifications CBC v IBC.
3. Review and update the workgroups draft document.

DISCUSSION/COMMENTS:

The committee continued its review of applicable occupancy classification and related code provisions.

Committee members are advised the workgroup is undoubtedly going to have further work to do and complete. Presently, a tentative date of January 19th has been discussed and will be verified next week.

Please find below the proposed amendment package to date. This is the document that is going to be reviewed and discussed by the CORE group next week. I will under separate email send to you the balance of our draft now located "On the chalk board." Workgroup members please continue your efforts reviewing both documents.

SECTION 102

102.6 Existing structures. The legal occupancy of any structure existing on the date of adoption of this code shall be permitted to continue without change, except as is specifically covered in this code, the *International Property Maintenance Code* or the *International Fire Code*, or as is deemed necessary by the building official for the general safety and welfare of the occupants and the public.

[For SFM] Existing Residential Facilities and Residential Care Facilities for the Elderly which were originally classified as Group I Occupancies under pre-1991 codes and for Group R-2 occupancies in existence prior to the adoption of the International Building Code and International Fire Code may be reinspected under the appropriate previous code provided there is no change in the use which would place the facility in a different occupancy group.

Purpose and rationale statement. Carry over of CBC 310.1.5 regarding existing RCFE's classified as I occupancies in pre-1991 codes and updated to also include R-2 occupancies.

SECTION 202 DEFINITIONS

AGED HOME OR INSTITUTION. See Section 310

BEDRIDDEN PERSON. See Section 310

CARE AND SUPERVISION. See Section 310

CATASTROPHICALLY INJURED. See Section 310

CHILD-CARE CENTER. See Section 310

CHILD OR CHILDREN. See Section 310

CHRONICALLY ILL. See "Terminally ill." Section 310

CONGREGATE LIVING HEALTH FACILITY (CLHF). See Section 310

CONGREGATE RESIDENCE. See Section 310

DAY CARE. See Section 310

DAY-CARE HOME, LARGE FAMILY. See Section 310

DAY-CARE HOME, SMALL FAMILY. See Section 310

FULL-TIME CARE. See Section 310

INFANT. See Section 310

MENTALLY RETARDED PERSONS, PROFOUNDLY OR SEVERELY. See Section 310

NONAMBULATORY PERSONS. See Section 310

RESIDENTIAL CARE FACILITY FOR THE ELDERLY (RCFE). See Section 310 **RESIDENTIAL FACILITY (RF).** See Section 310

RESTRAINT. See Section 310

TERMINALLY ILL. See Section 310

Purpose and rationale statement. The above noted terms have been identified for carry over from the CBC to the IBC as they are necessary for various code applications.

DEFINITIONS – CALIFORNIA DEPARTMENT OF SOCIAL SERVICES – COMMUNITY LICENSING DIVISION

Adult Day Care Facilities – Adult Day Care Facilities (ADCF) are facilities of any capacity that provide programs for frail elderly developmentally disabled and/or mentally disabled adults in a day care setting.

Adult Day Support Centers – Adult Day Support Centers (ADSC) provide a community-based group program designed to meet the variety of social and related services in a protective setting on less than 24-hour basis.

Adult Residential Facilities (ARF) – Adult Residential Facilities (ARF) are facilities of any capacity that provide 24-hour non-medical care for adults age 18 through 59, who are unable to

provide for their own daily needs. Adults may be physically handicapped, developmentally disabled, and/or mentally disabled.

Foster Family Agencies and Certified Family Homes – Foster Family Agencies (FFA) provide placement of Foster Children in Certified Family Homes (CFH). Certified Family Homes are similar to Foster Family Homes (FFH) except that the CFH's are certified rather than licensed by the State.

Foster Family Homes – Foster Family Homes (FFH) provide 24-hour care and supervision in the licensee's family residence for no more than six children. Care is provided to children who are mentally disabled, developmentally disabled, or physically handicapped, children who have been removed from their home because of neglect or abuse, and children who require special health care needs and supervision as a result of such disabilities.

Group Homes – Group Homes are facilities of any capacity and provide 24-hour non-medical care and supervision to children in a structured environment. Group Homes provide social, psychological, and behavioral programs for troubled youths.

Residential Care Facilities for the Chronically Ill – Residential Care Facilities for the Chronically Ill (RCFCI) are facilities with a maximum licensed capacity of 25, where care and supervision is provide to adults who have Acquired Immune Deficiency Syndrome (AIDS) or the Human Immunodeficiency Virus (HIV).

Residential Care Facilities for the Elderly (RCFE) – Residential Care Facilities for the Elderly (RCFE) provide care, supervision and assistance with activities of daily living, such as bathing and grooming. They may also provide incidental medical services under special care plans. The facilities provide services to persons 60 years of age and over and persons under 60 with compatible needs. RCFE's may also be known as assisted living facilities, retirement homes and board and care homes. The facilities require varying levels of personal care and protective supervision.

Small Family Homes – Small Family Homes (SFH) provide 24-hour-a-day care in the licensee's family residence for six or fewer children who are mentally disabled, developmentally disabled, or physically handicapped, and who require special care and supervision as a result of such disabilities.

Social Rehabilitation Facilities – A Social Rehabilitation Facility is any facility that provides 24-hour-a-day non-medical care and supervision in a group setting to adults recovering from mental illnesses, who temporarily need assistance, guidance, or counseling.

Transitional Housing Placement Program – The Transitional Housing Placement Program provides care and supervision for children at least 17 years of age participating in an independent living arrangement.

DEFINITIONS – CALIFORNIA DEPARTMENT OF HEALTH SERVICES LICENSING & CERTIFICATION PROGRAM

Adult Day Health Center – Provides an alternative to institutionalization for older, impaired persons or others with function impairments who are capable of living at home with the aid of appropriate health care or rehabilitative and social services.

Congregate Living Health Facilities – Small residential home, which provides impatient care, including specified basic services for terminally ill or catastrophic and severely disabled patients. The primary need for LHF residents is for availability of skilled nursing care on a recurring, intermittent, extended or continuous basis. The care is generally less intense than that provided in General Acute Care Hospital but more intense than that provided in Skilled Nursing Facility/Nursing Facility.

Intermediate Care Facility/Drug Dependent (ICF/DD) – Nursing – Small residential home for Drug Dependent clients needing nursing care (6 to 15 beds)

Intermediate Care Facility/Drug Dependent (ICF/DD) – Habilitative – Small residential home for Drug Dependent clients needing habilitative care (6 to 15 beds)

Purpose and rationale statement. The above noted definitions are to be considered for application to the IBC. These definitions are listed on the basis of the applicable state agency.

SECTION 308 INSTITUTIONAL GROUP I

308.1 Institutional Group I. Institutional Group I occupancy includes, among others, the use of a building or structure, or a portion thereof, in which people are cared for or live in a supervised environment, having physical limitations because of health or age are harbored for medical treatment or other care or treatment, or in which people are detained for penal or correctional purposes or in which the liberty of the occupants is restricted. Institutional occupancies shall be classified as Group I-1, I-2, I-3 or I-4.

308.2 Group I-1. This occupancy shall include buildings, structures or parts thereof ~~housing more than 16 persons,~~ on a 24-hour basis, who because of age, mental disability or other reasons, live in a supervised residential environment that provides personal care services. ~~The occupants are capable of responding to an emergency situation without physical assistance from staff. This occupancy may contain more than six non-ambulatory and/or bedridden clients. This group shall include, but not be limited to, the following:~~

~~Assisted living facilities such as: Residential ~~board and~~ Care Facilities, Residential Care Facilities for the Elderly (RCFE's), Adult Residential Facilities, Congregate ~~care~~ Living Health facilities, Group homes, Residential Care Facilities for the Chronically Ill, Congregate Living Health Facilities for the Terminally Ill)~~

~~Social rehabilitation facilities such as: Halfway houses, Community Correctional Centers, Community Correction Reentry Centers, Community Treatment Programs, Work Furlough Programs, Alcoholism and or drug abuse recovery or treatment facilities centers).~~

~~Convalescent facilities~~

A facility such as the above with ~~five six~~ or fewer persons shall be classified as Group R-3 ~~or shall comply with the International Residential Code in accordance with Section 101.2.~~

A facility such as above, housing ~~at least six more than six~~ and not more than 16 persons, shall be classified as Group R-4.

Purpose and rationale statement. This occupancy group is where the Task Group determined CBC R-2.1, 2.3 and 6.1 occupancies are best addressed by the majority of IBC model code language. This is to keep consistent with State Licensed Facilities, no state agency license with 16 as a threshold. This is a threshold number utilized by Medicare vs Medicaid which is not used in California where we use Medical. These represent present licensing categories in the CBC Group R- 2.1 and 2.3 occupancies. These represent present licensing categories in the CBC Group R- 6.1 occupancies. These clients are typically voluntary admission as opposed to court ordered in an Group I-2 Occupancy. This is in recognition of how these six or less facilities are classified presently. This is a new grouping recognizing the IBC Group R-4 occupancy.

308.3 Group I-2. This occupancy shall include buildings and structures used for medical, surgical, psychiatric, nursing or custodial care on a 24-hour basis of more than five persons who are ~~not capable of self-preservation classified as nonambulatory or bedridden.~~ This group shall include, but not be limited to, the following:

Hospitals

Nursing homes (both intermediate-care facilities and skilled nursing facilities)

Mental hospitals

Detoxification facilities

~~A facility such as the above with five or fewer persons shall be classified as Group R-3, or shall comply with the International Residential Code in accordance with Section 101.2.~~

Purpose and rationale statement. Should this be aligned with CBC 6 or more? To be correlated with the I Workgroup. Recommended amendment to reflect present California terminology. To be correlated with the I Workgroup. Need Detox in I-2 Occupancies to reflect court ordered and/or 51/50 clients. Recommending removal to reflect the IBC uses covered in an Group I-2 Occupancy should not exist in a Group R-3 or 4 Occupancy due to construction requirements.

308.3.1 Child care facility. A child care facility that provides care on a 24-hour basis to more than five children 2½ years of age or less shall be classified as Group I-2.

308.4 Group I-3. This occupancy shall include buildings and structures that are inhabited by more than five persons who are under restraint or security. An I-3 facility is occupied by persons who are generally incapable of self-preservation due to security measures not under the occupants' control. This group shall include, but not be limited to, the following:

- Prisons
- Jails
- Reformatories
- Detention centers
- Correctional centers
- Prerelease centers

Buildings of Group I-3 shall be classified as one of the occupancy conditions indicated in Sections [308.4.1](#) through [308.4.5](#) (see Section [408.1](#)).

308.4.1 Condition 1. This occupancy condition shall include buildings in which free movement is allowed from sleeping areas, and other spaces where access or occupancy is permitted, to the exterior via means of egress without restraint. A Condition 1 facility is permitted to be constructed as Group R.

308.4.2 Condition 2. This occupancy condition shall include buildings in which free movement is allowed from sleeping areas and any other occupied smoke compartment to one or more other smoke compartments. Egress to the exterior is impeded by locked exits.

308.4.3 Condition 3. This occupancy condition shall include buildings in which free movement is allowed within individual smoke compartments, such as within a residential unit comprised of individual sleeping units and group activity spaces, where egress is impeded by remote-controlled release of means of egress from such a smoke compartment to another smoke compartment.

308.4.4 Condition 4. This occupancy condition shall include buildings in which free movement is restricted from an occupied space. Remote-controlled release is provided to permit movement from sleeping units, activity spaces and other occupied areas within the smoke compartment to other smoke compartments.

308.4.5 Condition 5. This occupancy condition shall include buildings in which free movement is restricted from an occupied space. Staff-controlled manual release is provided to permit movement from sleeping units, activity spaces and other occupied areas within the smoke compartment to other smoke compartments.

308.5 Group I-4, day care facilities. This group shall include buildings and structures occupied by persons of any age who receive custodial care for less than 24 hours by individuals other than parents or guardians, relatives by blood, marriage or adoption, and in a place other than the home of the person cared for. A facility such as the above with five or fewer persons shall be classified as a Group R-3 ~~or shall comply with the International Residential Code in accordance with Section 101.2.~~ Places of worship during religious functions are not included.

Purpose and rationale statement. At this time this reference should be omitted to lessen miss application of the code.

308.5.1 Adult care facility. A facility that provides accommodations for less than 24 hours for more than five unrelated adults and provides supervision and personal care services shall be classified as Group I-4.

Exception: A facility where occupants are capable of responding to an emergency situation without physical assistance from the staff shall be classified as Group A-3.

Purpose and rationale statement. This terminology should be correlated to correspond with the nonambulatory and ambulatory references currently used in the CBC.

308.5.2 Child care facility. A facility that provides supervision and personal care on less than a 24-hour basis for more than five children 2½ years of age or less shall be classified as Group I-4.

Exception: A child day care facility that provides care for more than five but no more than 100 children 2½ years or less of age, when the rooms where such children are cared for are located on the level of exit discharge and each of these child care rooms has an exit door directly to the exterior, shall be classified as Group E.

SECTION 310 RESIDENTIAL GROUP R

310.1 Residential Group R. Residential Group R includes, among others, the use of a building or structure, or a portion thereof, for sleeping purposes when not classified as an Institutional Group I. Residential occupancies shall include the following:

R-1 Residential occupancies where the occupants are primarily transient in nature, including:

Boarding houses (transient)
Hotels (transient)
Motels (transient)

R-2 Residential occupancies containing sleeping units or more than two dwelling units where the occupants are primarily permanent in nature, including:

Apartment houses
Boarding houses (not transient)
Convents
Dormitories
Fraternities and sororities
Monasteries
Vacation timeshare properties
Hotels (nontransient)
Motels (nontransient)

R-3 Residential occupancies where the occupants are primarily permanent in nature and not classified as R-1, R-2, R-4 or I, and where buildings do not contain more than two dwelling units as applicable in Section 101.2. This occupancy group may include adult and child care facilities that provide accommodations for five six or fewer persons of any age for less than 24 hours (one of whom may be bedridden). Occupants may be classified as ambulatory, nonambulatory or bedridden, (for bedridden see Section 420) capable or incapable of responding to an emergency situation without physical assistance from staff including:

Adult Day-care Facilities
Family Day-care Homes
Adult Day-support Center
Day-care Center for Mildly Ill Children

Infant Care Center and School Age Child Day-care Center

Adult Residential Facilities

Congregate Living Health Facilities

Foster Family Homes

Intermediate Care Facilities for the Developmentally Disabled Habilitative

Intermediate Care Facilities for the Developmentally Disabled Nursing

Nurseries for the full-time care of children under the age of six, but not including “infants” as defined in CFC Section 210

Residential Care Facilities for the Elderly

Small Family Homes and Residential Care Facilities for the Chronically Ill

Exceptions:

1. Facilities providing hospice care complying with Section 420 may have a maximum six bedridden clients.

Adult and child care facilities that are within a single family home are permitted to comply with the International Residential Code in accordance with Section 101.2.

2. [For SFM] Pursuant to Health and Safety Code Section 13143, facilities licensed by the Department of Social Services which provide nonmedical board, room and care for six or fewer ambulatory children or children two years of age or younger, and which do not have any nonambulatory clients shall not be subject to regulations pertaining to Group R, Division 2 Occupancies. With respect to these exempted facilities, no city, county, or public district shall adopt or enforce any requirement for the prevention of fire or for the protection of life and property against fire and panic unless the requirement would be applicable to a structure regardless of the special occupancy. Nothing shall restrict the application of state or local housing standards to such facilities if the standards are applicable to residential occupancies and are not based on the use of the structure as a facility for ambulatory children. For the purpose of this exception, ambulatory children does not include relatives of the licensee or the licensee's spouse.

Purpose and rationale statement. This occupancy group is where the Task Group determined CBC R2.2.1, R2.1.1, R2.3.1, R6.1.1, and R6.2.1 occupancies are best addressed by the majority of IBC model code language. Tentatively removed based on the potential conflict with Intermediate Care facilities which would allow more than one bedridden client. Carry over of CBC 310.1.3.

R-4 Residential occupancies shall include buildings arranged for occupancy as residential care/assisted living facilities not classified as Group I-1, including more than six but not more than 16 occupants, excluding staff. This occupancy classification may include a maximum six occupants incapable of responding to an emergency situation without physical assistance from staff.

A licensed facility housing more than 16 ambulatory clients only, may be classified as a Group R-4 occupancy.

Group R-4 occupancies shall meet the requirements for construction as defined for Group R-3 except as otherwise provided for in this code. or shall comply with the International Residential Code in accordance with Section 101.2.

Foster Family Homes

Intermediate Care Facilities for the Developmentally Disabled Habilitative

Intermediate Care Facilities for the Developmentally Disabled Nursing

Assisted living facilities such as: Residential board and care facilities, Residential Care Facilities for the Elderly (RCFE's), Adult Residential Facilities, Congregate care Living Health facilities, Group homes.

Social rehabilitation facilities such as: Halfway houses (Community Correctional Centers, Community Correction Reentry Centers, Community Treatment Programs, Work Furlough Programs, Alcoholism and or drug abuse recovery or treatment facilities centers).

Purpose and rationale statement. This occupancy group is where the Task Group determined CBC R2.2 and R6.2 occupancies are best addressed by the majority of IBC model code language. This provision covers CBC R-2.2 and R-6.2 occupancies that exceed 16 clients. These represent present licensing categories in the CBC Group R- 6.1 occupancies.

310.2 Definitions. The following words and terms shall, for the purposes of this section and as used elsewhere in this code, have the meanings shown herein.

[For SFM] AGED HOME OR INSTITUTION is a facility used for the housing of persons 65 years of age or older in need of care and supervision. (See definition of “care and supervision”)

[For SFM] BEDRIDDEN PERSON means a person, requiring assistance in turning and repositioning in bed, or being unable to independently transfer to and from bed, except in facilities with appropriate and sufficient care staff, mechanical devices if necessary, and safety precautions as determined in Title 22 regulations, by the Director of Social Services or his or her designated representative.

The Director of Social Services or his or her designated representative shall make the determination of the bedridden status of persons with developmental disabilities, in consultation with the Director of Developmental Services or his or her designated representative.

The Director of Social Services or his or her designated representative shall make the determination of the bedridden status of all other persons with disabilities who are not developmentally disabled.

BOARDING HOUSE. A building arranged or used for lodging for compensation, with or without meals, and not occupied as a single-family unit.

[For SFM] CARE AND SUPERVISION means any one or more of the following activities provided by a person or facility to meet the needs of the clients:

Assistance in dressing, grooming, bathing and other personal hygiene.

Assistance with taking medication.

Central storing and/or distribution of medications.

Arrangement of and assistance with medical and dental care.

Maintenance of house rules for the protection of clients.

Supervision of client schedules and activities.

Maintenance and/or supervision of client cash resources or property.

Monitoring food intake or special diets.

Providing basic services required by applicable law and regulation to be provided by the licensee in order to obtain and maintain a community-care facility license.

[For SFM] CATASTROPHICALLY INJURED, as termed, means a person whose origin of disability was acquired through trauma or nondegenerative neurologic illness, for whom it has been determined by the Department of Health Services Certification and Licensing that active rehabilitation would be beneficial.

[For SFM] CHILD-CARE CENTER is any facility of any capacity other than a large or small family day-care home as defined in these regulations in which less than 24-hour-per-day nonmedical supervision is provided for children in a group setting.

[For SFM] CHILD OR CHILDREN is a person or persons under the age of 18 years.

[For SFM] CHRONICALLY ILL. See “Terminally ill.”

[For SFM] CONGREGATE LIVING HEALTH FACILITY (CLHF), as termed, is a residential home with a capacity of no more than six beds, which provides inpatient care, including the following basic services: medical supervision, 24-hour skilled nursing and supportive care, pharmacy, dietary, social recreational, and at least provides services for persons who are diagnosed with a terminal illness or who are catastrophically and severely disabled.

CONGREGATE RESIDENCE is any building or portion thereof that contains facilities for living, sleeping and sanitation, as required by this code, and may include facilities for eating and cooking, for occupancy by other than a family. A congregate residence may be a shelter, convent, monastery, dormitory, fraternity or sorority house, but does not include jails, hospitals, nursing homes, hotels or lodging houses.

[For SFM] DAYCARE shall, for the purposes of these regulations, mean the care of persons during any period of a 24-hour day where permanent sleeping accommodations are not provided.

NOTE: "Day care" shall not be construed to preclude the use of cots or mats for napping purposes, provided all employees, attendants and staff personnel are awake and on duty in the area where napping occurs.

[For SFM] DAY-CARE HOME, LARGE FAMILY, is a provider's own home licensed to provide day care for periods less than 24 hours per day for nine to 14 persons, including children under the age of 10 years who reside at the home.

[For SFM] DAY-CARE HOME, SMALL FAMILY, is a home which provides family day care to eight or fewer children, including children under the age of 10 years who reside at the home, in the providers own home, for periods of less than 24 hours per day. Small family day-care homes are exempted from state fire and life-safety regulations other than those state and local standards applicable to Group R, Division 3 Occupancies. [See Health and Safety Code, Section 13143 (b).]

DORMITORY. A space in a building where group sleeping accommodations are provided in one room, or in a series of closely associated rooms, for persons not members of the same family group, under joint occupancy and single management, as in college dormitories or fraternity houses.

DWELLING UNIT. A single unit providing complete, independent living facilities for one or more persons, including permanent provisions for living, sleeping, eating, cooking and sanitation.

[For SFM] FULL-TIME CARE shall mean the establishment and routine care of persons on an hourly, daily, weekly, monthly, yearly or permanent basis, whether for 24 hours per day or less, and where sleeping accommodations are provided.

[For SFM] INFANT, for the purpose of these regulations, shall mean any child who because of age only, is unable to walk and requires the aid of another person to evacuate the building. In no case shall the term "infant" mean a child beyond two years of age.

[For SFM] MENTALLY RETARDED PERSONS, PROFOUNDLY OR SEVERELY, shall mean any retarded person who is unable to evacuate a building unassisted during emergency conditions.

NOTE: The determination as to such incapacity shall be made by the director of the State Department of Public Health or his designated representative pursuant to Health and Safety Code Section 13131.3.

[For SFM] NONAMBULATORY PERSONS are persons unable to leave a building unassisted under emergency conditions. It includes, but is not limited to, persons who depend on mechanical aids such as crutches, walkers and wheelchairs and any person who is unable to physically and mentally respond to a sensory signal approved by the state fire marshal or an oral instruction relating to fire danger.

The determination of ambulatory or nonambulatory status of persons with developmental disabilities shall be made by the director of Social Services or his or her designated representative, in consultation with the director of Developmental Services or his or her designated representative. The determination of ambulatory or nonambulatory status of all other disabled persons placed after January 1, 1984, who are not developmentally disabled shall be made by the director of Social Services or his or her designated representative.

PERSONAL CARE SERVICE. ~~The care of residents who do not require chronic or convalescent medical or nursing care. Personal care involves responsibility for the safety of the resident while inside the building.~~

RESIDENTIAL CARE/ASSISTED LIVING FACILITIES. ~~A building or part thereof housing persons, on a 24-hour basis, who because of age, mental disability or other reasons, live in a~~

supervised residential environment which provides personal care services. The occupants are capable of responding to an emergency situation without physical assistance from staff. This classification shall include, but not be limited to, the following: residential board and care facilities, assisted living facilities, halfway houses, group homes, congregate care facilities, social rehabilitation facilities, alcohol and drug abuse centers and convalescent facilities.

[For SFM] RESIDENTIAL CARE FACILITY FOR THE CHRONICALLY ILL (RCF/CI), as termed, means a housing arrangement with a maximum capacity of 25 residents that provides a range of services to residents who have chronic, life-threatening illnesses.

[For SFM] RESIDENTIAL CARE FACILITY FOR THE ELDERLY (RCFE), as defined in Health and Safety Code Section 1569.2, shall mean a facility with a housing arrangement chosen voluntarily by persons 60 years of age or over, or their authorized representative, where varying levels and intensities of care and supervision, protective supervision or personal care are provided, based on their varying needs, as determined in order to be admitted and to remain in the facility. Persons under 60 years of age with compatible needs, as determined by the Department of Social Services in regulations, may be allowed to be admitted or retained in a residential-care facility for the elderly.

[For SFM] Pursuant to Health and Safety Code Section 13133, regulations of the state fire marshal pertaining to Group R, Division 2 Occupancies classified as Residential Facilities (RF) and Residential-care Facilities for the Elderly (RCFE) shall apply uniformly throughout the state and no city, county, city and county, including a charter city or charter county, or fire protection district shall adopt or enforce any ordinance or local rule or regulation relating to fire and panic safety which is in consistent with these regulations. A city, county, city and county, including a charter city or charter county may pursuant to Health and Safety Code Section 13143.5, or a fire protection district may pursuant to Health and Safety Code Section 13869.7, adopt standards more stringent than those adopted by the state fire marshal that are reasonably necessary to accommodate local climate, geological, or topographical conditions relating to roof coverings for Residential-care Facilities for the Elderly.

[For SFM] RESIDENTIAL FACILITY (RF), as defined in Section 1502 of the Health and Safety Code, shall mean any family home, group care facility, or similar facility determined by the director of Social Services, for 24-hour nonmedical care of persons in need of personal services, supervision, or assistance essential for sustaining the activities of daily living or for the protection of the individual. Such facilities include small family homes and social rehabilitation facilities.

[For SFM] Pursuant to Health and Safety Code Section 13133, regulations of the state fire marshal pertaining to Group R, Division 2 Occupancies classified as Residential Facilities (RF) and Residential-care Facilities for the Elderly (RCFE) shall apply uniformly throughout the state and no city, county, city and county, including a charter city or charter county, or fire protection district shall adopt or enforce any ordinance or local rule or regulation relating to fire and panic safety which is in consistent with these regulations. A city, county, city and county, including a charter city or charter county may pursuant to Health and Safety Code Section 13143.5, or a fire protection district may pursuant to Health and Safety Code Section 13869.7, adopt standards more stringent than those adopted by the state fire marshal that are reasonably necessary to accommodate local climate, geological, or topographical conditions relating to roof coverings for Residential-care Facilities for the Elderly.

[For SFM] RESTRAINT shall mean the physical retention of a person within a room, cell or cell block by any means, or within the exterior walls of a building by means of locked doors inoperable by the person restrained. Restraint shall also mean the physical binding, strapping or similar restriction of any person in a chair, walker, bed or other contrivance for the purpose of deliberately restricting the free movement of ambulatory persons.

Restraint shall not be construed to include nonambulatory persons nor shall it include the use of bandage material, strip sheeting or other fabrics or materials (soft ties) used to restrain persons in hospital-type beds or wheelchairs to prevent injury, provided an approved method of quick release is maintained. Facilities employing the use of soft ties, however, shall be classified as a building used to house nonambulatory persons.

Restraint shall not be practiced in licensed facilities classified as Group I-1, R-3 and R-4 occupancies unless constructed as a Group I-3 occupancy.

[For SFM] TERMINALLY ILL, as termed for an individual, means the individual has a life expectancy of six months or less as stated in writing by his or her attending physician and surgeon.

Purpose and rationale statement. Proposed inclusion of definitions some of which may need to be located to other sections of this code. Recommend omitting struck out definitions in lieu use of current CBC definition and use of nonambulatory designation. Carry over CBC 310.1.4 as applicable to RCFE facilities. Carry over of CBC 310.1.4 as applicable to RF facilities. This proposal identifies CBC 310.1.2 not permitting restraint in Group R2 occupancies.

407.3 Corridor walls. Corridor walls shall be constructed as smoke partitions.

Exception: In existing Group I-2 Occupancies, the corridor fire-resistance rating shall be 1-hour when the fire area is not equipped with an automatic sprinkler system in accordance with Section 903.3.1.1.

407.3.1 Corridor doors. Corridor doors, other than those in a wall required to be rated by Section 302.1.1 or for the enclosure of a vertical opening or an exit, shall not have a required fire protection rating and shall not be required to be equipped with self-closing or automatic-closing devices, but shall provide an effective barrier to limit the transfer of smoke and shall be equipped with a gasket installed so as to provide a seal where the door meets the stop on both sides and across the top and shall be equipped with positive latching door hardware. Roller latches are not permitted. Other doors shall conform to Section 715.3.

407.3.1.1 Swing of corridor doors. Corridor doors, other than those in a wall required to be rated by Section 508.2 or for the enclosure of a vertical opening or an exit, shall not swing into the required width of corridors.

Purpose and rationale statement. Correlate with the I Workgroup.

[SFM] SECTION 420

RESIDENTIALLY-BASED, LICENSED FACILITIES IN A NON-SPRINKLERED GROUP R, DIVISION 3 OCCUPANCY HOUSING A BEDRIDDEN CLIENT

420.1 Scope. In addition to other provisions of this code, the provisions of this section shall apply to residentially-based, licensed facilities in a Group R, Division 3 Occupancy as defined in Section 310.

420.2 Purpose. The purpose of this chapter is to provide a minimum level of fire and life safety protection for a bedridden client, as defined in Section 310, housed in a non-sprinklered, Group R, Division 3 Occupancy.

420.3 Location. A Group R, Division 3 Occupancy housing a bedridden client sleeping room shall not be located above or below the first story.

Exception: Clients who become bedridden as a result of a temporary illness as defined in HSC Sections 1566.45, 1568.0832, and 1569.72. A temporary illness is an illness, which persists for 14 days or less. A bedridden client may be retained in excess of the 14 days upon approval by the Department of Social Services and may continue to be housed on any story in a Group R, Division 3 Occupancy licensed as a residential facility.

Every licensee admitting or retaining a bedridden resident shall, within 48 hours of the resident's admission or retention in the facility, notify the local fire authority with jurisdiction of the estimated length of time the resident will retain his or her bedridden status in the facility.

420.4 Exits Required. In a Group R, Division 3 Occupancy housing a bedridden client, a direct exit to the exterior of the residence shall be provided from the client sleeping room.

420.5 Doors and Door Hardware. Doors to a bedridden client's sleeping room shall be of a self-closing, positive latching 1 $\frac{3}{8}$ inch solid wood door. Such doors shall be provided with a gasket so installed as to provide a seal where the door meets the jam on both sides and across the top. Doors shall be maintained self-closing or shall be automatic closing by actuation of a smoke alarm in accordance with Section 909.20.2.1.

420.6 Locks on interior doors. Group R, Division 3 Occupancies shall not have a night latch, dead bolt, security chain or any similar locking device installed on any interior door leading from a bedridden client's sleeping room to any interior area such as a corridor, hallway and or general use areas of the residence in accordance with Section 1008.1.8.3 (4).

420.7 Exterior Exit Door. The exterior exit door to a bedridden client's sleeping room shall be operable from both the interior and exterior of the residence.

420.8 Width and Height. Every required exit doorway shall be of a size as to permit the installation of a door not less than 3 feet (914 mm) in width and not less than 6 feet 8 inches (2032 mm) in height. When installed in exit doorways, exit doors shall be capable of opening at least 90 degrees and shall be so mounted that the clear width of the exit way is not less than 32 inches (813 mm).

420.9 Smoke Alarms. In all facilities housing a bedridden client, smoke alarms shall receive their primary power from the building wiring when such wiring is served from a commercial source and shall be equipped with a battery backup. Smoke alarms shall be electrically interconnected so as to cause all smoke alarms to sound a distinctive alarm signal upon actuation of any single smoke alarm. Such alarm signal shall be audible throughout the facility at a minimum level of 15 db above ambient noise level. These devices need not be interconnected to any other fire alarm device, have a control panel, or be electrically supervised or provided with emergency power.

420.10 Interior Finish. In all facilities housing a bedridden client, interior finishes shall be in accordance with CBC Table 803.5.

420.11 Request for Alternate Means of Protection. Request for alternate means of protection shall apply to Sections 420.1 through 420.10. Request for approval to use an alternative material, assembly or materials, equipment, method of construction, method of installation of equipment, or means of protection shall be made in writing to the local fire authority having jurisdiction by the facility, client or the client's authorized representative. Sufficient evidence shall be submitted to substantiate the need for an alternate means of protection.

The facility, client or the client's representative or the local fire authority having jurisdiction may request a written opinion from the State Fire Marshal concerning the interpretation of the regulations promulgated by the State Fire Marshal for a particular factual dispute. The State Fire Marshal shall issue the written opinion within 45 days following the request.

Approval of a request for use of an alternative material, assembly or materials, equipment, method of construction, method of installation of equipment, or means of protection made pursuant to this section shall be limited to a Group R, Division 3 Occupancy housing a bedridden client.

Approvals made by the local fire authority having jurisdiction and the written opinion by the State Fire Marshal shall be applicable only to the requesting facility and shall not be construed as establishing any precedent for any future request by the facility or any other facility.

Purpose and rationale statement. Task Group recommendation to create a new Section 420 to address those regulations developed pursuant to SB 1896. Need to correlate with appropriate IBC section. The committee may need to include a comment to limit to one client if the omission of the reference to one bedridden is left out of the Group R-3 occupancy classification. To correlate with IBC section regarding door closers. To correlate with IBC section regarding locks and latches. Need to correlate with IBC Table regarding flame spread ratings.

421. Smoke barriers required. In Group R-4 and I-1 Occupancies licensed by a state agency as a RCF, shall be provided with smoke barriers, constructed in accordance with Section 709 as follows:

1. Group R-4 Occupancies having individual floor areas over 6,000 square feet per floor.
2. Group I-1 Occupancies having individual floor areas over 6,000 square feet per floor.

When smoke barriers are required, the area within a smoke compartment shall not exceed 22,500 square feet nor shall its width or length exceed 150 feet. Such smoke barriers shall divide the floor as equally as possible.

Purpose and rationale statement. It is recommended to place these provisions into a new section 421 as there is no numerical/sequential order to place them in a 406 or 408 section.. The task group recommends omitting the requirement that an RCF in a Group R-3 occupancy with six or less is not practical based on individual floor areas in excess of 6,000. A smoke barrier in a single family dwelling is not effective based upon living conditions in a single family dwelling.

TABLE 503
ALLOWABLE HEIGHT AND BUILDING AREAS
 Height limitations shown as stories and feet above grade plane.
 Area limitations as determined by the definition of "Area, building," per floor.

GROUP	Hgt(feet) Hgt(S)	TYPE OF CONSTRUCTION								
		TYPE I		TYPE II		TYPE III		TYPE IV	TYPE V	
		A UL	B 160	A 65	B 55	A 65	B 55	HT 65	A 50	B 40
A-1	S A	UL UL	5 UL	3 15,500	2 8,500	3 14,000	2 8,500	3 15,000	2 11,500	1 5,500
A-2	S A	UL UL	11 UL	3 15,500	2 9,500	3 14,000	2 9,500	3 15,000	2 11,500	1 6,000
A-3	S A	UL UL	11 UL	3 15,500	2 9,500	3 14,000	2 9,500	3 15,000	2 11,500	1 6,000
A-4	S A	UL UL	11 UL	3 15,500	2 9,500	3 14,000	2 9,500	3 15,000	2 11,500	1 6,000
A-5	S A	UL UL	UL UL	UL UL	UL UL	UL UL	UL UL	UL UL	UL UL	UL UL
B	S A	UL UL	11 UL	5 37,500	4 23,000	5 28,500	4 19,000	5 36,000	3 18,000	2 9,000
E	S A	UL UL	5 UL	3 26,500	2 14,500	3 23,500	2 14,500	3 25,500	1 18,500	1 9,500
F-1	S A	UL UL	11 UL	4 25,000	2 15,500	3 19,000	2 12,000	4 33,500	2 14,000	1 8,500
F-2	S A	UL UL	11 UL	5 37,500	3 23,000	4 28,500	3 18,000	5 50,500	3 21,000	2 13,000
H-1	S A	1 21,000	1 16,500	1 11,000	1 7,000	1 9,500	1 7,000	1 10,500	1 7,500	NP NP
H-2	S A	UL 21,000	3 16,500	2 11,000	1 7,000	2 9,500	1 7,000	2 10,500	1 7,500	1 3,000
H-3	S A	UL UL	6 60,000	4 26,500	2 14,000	4 17,500	2 13,000	4 25,500	2 10,000	1 5,000

H-4	S A	UL UL	7 UL	5 37,500	3 17,500	5 28,500	3 17,500	5 36,000	3 18,000	2 6,500
H-5	S A	3 UL	3 UL	3 37,500	3 23,000	3 28,500	3 19,000	3 36,000	3 18,000	2 9,000
I-1 ^d	S A	UL UL	9 55,000	4 19,000	3 10,000	4 16,500	3 10,000	4 18,000	3 10,500	2 4,500
I-2	S A	UL UL	4 UL	2 15,000	1 11,000	1 12,000	NP NP	1 12,000	1 9,500	NP NP
I-3	S A	UL UL	4 UL	2 15,000	1 10,000	2 10,500	1 7,500	2 12,000	2 7,500	1 5,000
I-4	S A	UL UL	5 60,500	3 26,500	2 13,000	3 23,500	2 13,000	3 25,500	1 18,500	1 9,000
M	S A	UL UL	11 UL	4 21,500	4 12,500	4 18,500	4 12,500	4 20,500	3 14,000	1 9,000
R-1	S A	UL UL	11 UL	4 24,000	4 16,000	4 24,000	4 16,000	4 20,500	3 12,000	2 7,000
R-2 a	S A	UL UL	11 UL	4 24,000	4 16,000	4 24,000	4 16,000	4 20,500	3 12,000	2 7,000
R-3 a	S A	UL UL	11 UL	4 UL	4 UL	4 UL	4 UL	4 UL	3 UL	3 UL
R-4	S A	UL UL	11 UL	4 24,000	4 16,000	4 24,000	4 16,000	4 20,500	3 12,000	2 7,000
S-1	S A	UL UL	11 48,000	4 26,000	3 17,500	3 26,000	3 17,500	4 25,500	3 14,000	1 9,000
S-2 b, c	S A	UL UL	11 79,000	5 39,000	4 26,000	4 39,000	4 26,000	5 38,500	4 21,000	2 13,500
U c	S A	UL UL	5 35,500	4 19,000	2 8,500	3 14,000	2 8,500	4 18,000	2 9,000	1 5,500

For SI: 1 foot = 304.8 mm, 1 square foot = 0.0929 m².

UL = Unlimited, NP = Not permitted.

a. As applicable in Section [101.2](#).

b. For open parking structures, see Section [406.3](#).

c. For private garages, see Section [406.1](#).

d. [Group I-1 Occupancies are not permitted in non-rated construction, see Health and Safety Code §13131.5.](#)

Purpose and rationale statement. To correlate with the Hannigan provisions not permitting RCFE's in Type V-non rated construction. To be consistent with all Group I-1 and the rewording of this statement in conjunction with the definition of Group I-1 occupancies.

508.8 [for SFM] In Group I-1 Occupancies with three to five stories in height where more than six non-ambulatory clients are housed above the first floor shall be constructed of a minimum Type IIA construction.

Purpose and rationale statement. To correlate with the Hannigan provisions.

508.9 [for SFM] In Group I-1 Occupancies exceeding five stories in height where more than six non-ambulatory clients are housed above the first floor shall be constructed of a minimum Type IA construction.

Purpose and rationale statement. To correlate with the Hannigan provisions.

508.8 [for SFM] In Group R-3 Occupancies where clients are housed above the first story, having more than two stories in height or having more than 3,000 square feet (279 m²) of floor area above the first story shall not be of less than one-hour fire-resistive construction throughout.

Purpose and rationale statement. Carry over of CBC 310.2.2 second paragraph pertaining to buildings three or more stories or having more than 3,000 feet above the first floor.

508.9 [For SFM] In Group R-4 occupancies where nonambulatory clients are housed above the first story and there is more than 3,000 square feet (279 m²) of floor area above the first story or housing more than 16 clients above the first story shall be constructed of not less than one-hour fire-resistive construction throughout.

Purpose and rationale statement. Carry over of CBC 310.2.2 third paragraph pertaining to nonambulatory clients above the first story.

SECTION 710 SMOKE PARTITIONS

710.1 General. Smoke partitions installed as required elsewhere in the code shall comply with this section.

710.2 Materials. The walls shall be of materials permitted by the building type of construction. In Group I-2 Occupancies, smoke partitions shall have framing covered with noncombustible materials having an approved thermal barrier with an index of not less than 15 in accordance with FM 4880, UL 1040, NFPA 286 or UL 1715.

Purpose and rationale statement. Carry over from the I occupancy workgroup.

**TABLE 803.5
INTERIOR WALL AND CEILING FINISH REQUIREMENTS BY OCCUPANCY^k**

GROUP	SPRINKLERED ⁱ			NONSPRINKLERED		
	Vertical exits and exit passageways a, b	Exit access corridors and other exitways	Rooms and enclosed spaces c	Vertical exits and exit passageways a, b	Exit access corridors and other exitways	Rooms and enclosed spaces c
A-1 & A-2	B	B	C	A	A d	B e
A-3 f, A-4, A-5	B	B	C	A	A d	C
B, E, M, R-1, R-4 <u>m</u>	B	C	C	A	B	C
F	C	C	C	B	C	C
H	B	B	C g	A	A	B
I-1	B	C	C	A	B	B
I-2	B	B	B h, i	A	A	B
I-3	A	A j	C	A	A	B
I-4	B	B	B h, i	A	A	B
R-2	C	C	C	B	B	C
R-3 <u>m</u>	C	C	C	C	C	C
S	C	C	C	B	B	C
U	No restrictions			No restrictions		

For SI: 1 inch = 25.4 mm, 1 square foot = 0.0929 m².

a. Class C interior finish materials shall be permitted for wainscoting or paneling of not more than 1,000 square feet of applied surface area in the grade lobby where applied directly to a noncombustible base or over furring strips applied to a noncombustible base and fireblocked as required by Section 803.4.1.

b. In vertical exits of buildings less than three stories in height of other than Group I-3, Class B interior finish for nonsprinklered buildings and Class C interior finish for sprinklered buildings shall be permitted.

c. Requirements for rooms and enclosed spaces shall be based upon spaces enclosed by partitions. Where a fire-resistance rating is required for structural elements, the enclosing partitions shall extend from the floor to the ceiling. Partitions that do not comply with this shall be considered enclosing spaces and the rooms or spaces on both sides shall be considered one. In determining the applicable requirements for rooms and enclosed spaces, the specific occupancy thereof shall be the governing factor regardless of the group classification of the building or structure.

d. Lobby areas in A-1, A-2 and A-3 occupancies shall not be less than Class B materials.

e. Class C interior finish materials shall be permitted in places of assembly with an occupant load of 300 persons or less.

f. For churches and places of worship, wood used for ornamental purposes, trusses, paneling or chancel furnishing shall be permitted.

g. Class B material required where building exceeds two stories.

h. Class C interior finish materials shall be permitted in administrative spaces.

i. Class C interior finish materials shall be permitted in rooms with a capacity of four persons or less.

j. Class B materials shall be permitted as wainscoting extending not more than 48 inches above the finished floor in exit access corridors.

k. Finish materials as provided for in other sections of this code.

l. Applies when the vertical exits, exit passageways, exit access corridors or exit ways, or rooms and spaces are protected by a sprinkler system installed in accordance with Section [903.3.1.1](#) or [903.3.1.2](#).

m. Group R-3 and R-4 occupancies housing six nonambulatory clients or a bedridden client shall comply with the requirements specified for Group I, Division 1.1 Occupancies.

Purpose and rationale statement. This comment to address flame spread requirements for six or more nonambulatory or a bedridden client per CBC Table 8-B.

SECTION 903 AUTOMATIC SPRINKLER SYSTEMS

[F] 903.1 General. Automatic sprinkler systems shall comply with this section.

[F] 903.1.1 Alternative protection. Alternative automatic fire-extinguishing systems complying with Section [904](#) shall be permitted in lieu of automatic sprinkler protection where recognized by the applicable standard and approved by the building official.

Purpose and rationale statement. Task group strongly question this provision and authority.

[F] 903.2.5 Group I. An automatic sprinkler system shall be provided throughout buildings with a Group I fire area.

Exceptions:

1. When not used in accordance with Section 504.2 or 506.3 an automatic sprinkler system installed in accordance with Section [903.3.1.2](#) or [903.3.1.3](#) shall be allowed in Group I-1 facilities.
2. Pursuant to Health and Safety Code Section 13113 Occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.
3. Pursuant to Health and Safety Code Section 13113 (d) occupancies, or any alterations thereto, located in Type IA construction in existence on March 4, 1972.

Purpose and rationale statement. Historically NFPA 13-D and 13-R sprinkler system could not be used for construction trade offs. Recommendation to not allow usage of NFPA 13D for Group I occupancies. Permitting use of NFPA 13D is beyond the scope of the NFPA standard. Carry over of CBC 904.2.10 Exception 3 as it would apply to Group R occupancies that are now considered a part of an I Occupancy. This is to address HSC Section 13113 (d) which exempts Type I buildings in existence on March 4, 1972.

[F] 903.2.7 Group R. An automatic sprinkler system installed in accordance with Section [903.3](#) shall be provided throughout all buildings with a Group R fire area.

Exceptions:

1. Group R-3 Occupancies not housing bedridden clients, not housing nonambulatory clients above the first floor, and not housing ambulatory clients above the second floor.
2. Occupancies housing only one bedridden client and complying with [Section 420](#).
3. Pursuant and Safety Code Section 13113 Occupancies housing ambulatory children only, none of whom are mentally ill or mentally retarded, and the buildings or portions thereof in which such children are housed are not more than two stories in height, and buildings or

portions thereof housing such children have an automatic fire alarm system activated by approved smoke detectors.

4. Pursuant to Health and Safety Code Section 13143.6 Occupancies which house ambulatory persons only, none of whom is a child (under the age of 18 years), or who is elderly (65 years of age or over).

Purpose and rationale statement. Carry over of CBC 904.2.10 Exceptions to the requirement for sprinklers in Group R-3 occupancies. This by default covers the sprinkler requirement for CBC Group R-2.3 and 2.3.1 occupancies. Cross referenced to the bedridden regulations (SB 1896) recommended for Section 420.

[F] 903.3.7 Fire department connections. The location of fire department connections shall be approved by the ~~building official~~ fire official.

Purpose and rationale statement. Building departments are not aware of the operational needs of the fire department and are unfamiliar with the variables when placing FDC locations.

SECTION 907 FIRE ALARM AND DETECTION SYSTEMS

[F] 907.2.6 Group I. A manual fire alarm system and an automatic fire detection system shall be installed in Group I occupancies. An electrically supervised, automatic smoke detection system shall be provided in waiting areas that are open to corridors.

Exceptions:

1. Manual fire alarm boxes in patient sleeping areas of Group I-1 and I-2 occupancies shall not be required at exits if located at all nurses' control stations or other constantly attended staff locations, provided such stations are visible and continuously accessible and that travel distances required in Section 907.3.1 are not exceeded.

2. A manual fire alarm system shall not be required in Group I-1 and I-2 occupancies classified as protective social care housing more than six ambulatory persons.

3. Group I-1 and I-2 occupancies classified as protective social care housing persons none of whom are physically or mentally handicapped or nonambulatory and which provide supervisory services such as alcoholism or drug abuse recovery or treatment facilities, halfway houses operated by the California Department of Corrections, and similar facilities.

4. Group I-1 and I-2 occupancies classified as protective social care provided with an automatic sprinkler system which complies with Chapter 9.

Purpose and rationale statement. A requirement based on HSC 13143.6 addressing automatic fire alarm systems in facilities classified as Group R-6.1 and R-6.2 occupancies housing only ambulatory clients. X-ref CBC320A.1 to not require either a manual or automatic fire alarm system. A requirement based on HSC 13143.6 addressing the exception for both a manual and automatic fire alarm system in Group R-6.1 and R-6.2 occupancies. Suggest omitting this CBC exception based upon IBC requirement requiring sprinklers in Group I-1 and I-2 occupancies.

[F] 907.2.9 Group R-4. An approved manual and automatic fire alarm system in accordance with Section 907.2.6.2 shall be provided in buildings housing non-ambulatory clients.

Exceptions: Buildings housing non-ambulatory clients on the first story only, and which are protected throughout by the following:

1. An approved and supervised automatic sprinkler system, as specified in Section 903.3.1.2, which upon activation will initiate the fire alarm system to notify all occupants.
2. A manual fire alarm system in accordance with Section 907.2.6.

3. Smoke alarms required by Section 907.2.10.1.2.

Purpose and rationale statement. The IBC does not address smoke generation within the corridor system from supply rooms, janitorial rooms or nurses stations with office equipment. Also CBC 310.10.1.

[F] 907.2.10.1.2 Groups R-2, R-3, R-4 and I-1. Single or multiple-station smoke alarms shall be installed and maintained in Groups R-2, R-3, R-4 and I-1, regardless of occupant load at all of the following locations:

1. On the ceiling or wall outside of each separate sleeping area in the immediate vicinity of bedrooms.
2. In each room used for sleeping purposes.
3. In each story within a dwelling unit, including basements but not including crawl spaces and uninhabitable attics. In dwellings or dwelling units with split levels and without an intervening door between the adjacent levels, a smoke alarm installed on the upper level shall suffice for the adjacent lower level provided that the lower level is less than one full story below the upper level.
4. In a Group R-3 occupancy licensed for 24-hour care, smoke alarms shall be provided throughout the dwelling unit not including uninhabitable spaces.

Exception: A fire alarm system with smoke detectors located in accordance with Sections 907.2.8.1 through 907.2.8.3 may be installed in lieu of smoke alarms. Upon actuation of the detector, only those notification appliances in the dwelling unit or guest room shall activate.

Purpose and rationale statement. Task group recommendation as an alternative to requiring a manual pull station. If adopted this provision will eliminate the CBC requirement for a manual pull station in six or less facilities. [CBC 310.9.1.1] To allow for an existing fire alarm system to meet this requirement in the conversion of an existing building to care facility use.

[F] 907.2.10.2 Power source. In new construction and in a Group R-3 occupancy licensed for 24-hour care, required smoke alarms shall receive their primary power from the building wiring where such wiring is served from a commercial source and shall be equipped with a battery backup. Smoke alarms shall emit a signal when the batteries are low. Wiring shall be permanent and without a disconnecting switch other than as required for over current protection.

Exception: Smoke alarms are not required to be equipped with battery backup in Group R-1 where they are connected to an emergency electrical system.

Purpose and rationale statement. Task group recommendation in lieu of the manual pull station to require smoke alarms be hard-wired in lieu of current CBC provisions that permit single station battery operated smoke alarms for six or less facilities in existing dwelling units.

[F] 907.2.10.3 Interconnection. Where more than one smoke alarm is required to be installed within an individual dwelling unit in Group R-2, R-3 or R-4, or within an individual dwelling unit or sleeping unit in Group R-1, the smoke alarms shall be interconnected in such a manner that the activation of one alarm will activate all of the alarms in the individual unit. The alarm shall be clearly audible in all bedrooms over background noise levels with all intervening doors closed.

[F] 907.2.10.3.1[SFM] In a Group R-3 occupancy licensed as Protective Social Care which house six or less persons and who are hearing impaired shall be provided with notification appliances for the hearing impaired installed in accordance with NFPA 72 and which shall operate upon initiation of either an automatic fire alarm system or the smoke detectors required by Section 310.9.1.

Purpose and rationale statement. Task group recommendation based on statutory requirement 13143.6.

1008.1.8.3 Locks and latches. Locks and latches shall be permitted to prevent operation of doors where any of the following exists:

1. Places of detention or restraint.
2. In buildings in occupancy Group A having an occupant load of 300 or less, Groups B, F, M and S, and in churches, the main exterior door or doors are permitted to be equipped with key-operated locking devices from the egress side provided:
 - 2.1. The locking device is readily distinguishable as locked,
 - 2.2. A readily visible durable sign is posted on the egress side on or adjacent to the door stating: THIS DOOR TO REMAIN UNLOCKED WHEN BUILDING IS OCCUPIED. The sign shall be in letters 1 inch (25 mm) high on a contrasting background,
 - 2.3. The use of the key-operated locking device is revocable by the building official for due cause.
3. Where egress doors are used in pairs, approved automatic flush bolts shall be permitted to be used, provided that the door leaf having the automatic flush bolts has no doorknob or surface-mounted hardware.
4. Doors from individual dwelling or sleeping units of Group R occupancies having an occupant load of 10 or less are permitted to be equipped with a night latch, dead bolt or security chain, provided such devices are openable from the inside without the use of a key or tool.

Exception: [For SFM] Group R-3 licensed occupancies shall not have a night latch, dead bolt, security chain or any similar locking device installed on any interior door leading from the clients sleeping room to any interior area such as a corridor, hallway and or general use areas of the residence.

Purpose and rationale statement. Amendment to address CBC 1003.3.1.8.1 requirement not permitting the locking of client sleeping rooms.

1008.1.8.6 Delayed egress locks. Approved, listed, delayed egress locks shall be permitted to be installed on doors serving any occupancy except Group A, E and H occupancies in buildings that are equipped throughout with an automatic sprinkler system in accordance with Section 903.3.1.1 or an approved automatic smoke or heat detection system installed in accordance with Section 907, provided that the doors unlock in accordance with Items 1 through 6 below. A building occupant shall not be required to pass through more than one door equipped with a delayed egress lock before entering an exit.

1. The doors unlock upon actuation of the automatic sprinkler system or automatic fire detection system.
2. The doors unlock upon loss of power controlling the lock or lock mechanism.
3. The door locks shall have the capability of being unlocked by a signal from the fire command center.
4. The initiation of an irreversible process which will release the latch in not more than 15 seconds when a force of not more than 15 pounds (67 N) is applied for 1 second to the release device. Initiation of the irreversible process shall activate an audible signal in the vicinity of the door. Once the door lock has been released by the application of force to the releasing device, relocking shall be by manual means only.

Exception: Where approved, a delay of not more than 30 seconds is permitted.

A sign shall be provided on the door located above and within 12 inches (305 mm) of the panic bar or other door-latching hardware reading:

"KEEP PUSHING. THIS DOOR WILL OPEN IN _____ SECONDS ALARM WILL SOUND"

5. A sign shall be provided on the door located above and within 12 inches (305 mm) of the release device reading: PUSH UNTIL ALARM SOUNDS. DOOR CAN BE OPENED IN 15 [30] SECONDS. Sign lettering shall be at least 1 inch (25mm) in height and shall have a stroke of not less than 1/8 inch (3.2 mm).

[For SFM] A tactile sign shall also be provided in Braille and raised characters, which complies with ICC A117.1.

6. Emergency lighting shall be provided at the door.

Purpose and rationale statement. Recommended to provide standard information as to lettering specifications. Ref CBC 1003.3.1.10 (6). Carryover of SFM requirement under 1003.3.1.10. Verify reference.

1003.3.1.8 Type of lock or latch. Regardless of the occupant load served, exit doors shall be openable from the inside without the use of a key or any special knowledge or effort.

Exceptions:

1. In Groups A, Division 3; B; F; M and S Occupancies and in all churches, key-locking hardware may be used on the main exit where the main exit consists of a single door or pair of doors where there is a readily visible, durable sign on or adjacent to the door stating, .THIS DOOR MUST REMAIN UNLOCKED DURING BUSINESS HOURS. [For SFM] THIS DOOR TO REMAIN UNLOCKED WHENEVER THE BUILDING IS OCCUPIED. The sign shall be in letters not less than 1 inch (25 mm) high on a contrasting background. When unlocked, the single door or both leaves of a pair of doors must be free to swing without operation of any latching device.

The use of this exception may be revoked by the building official [for HCD 1 & HCD 2] enforcing agency for due cause.

2. Exit doors from individual dwelling units; [for SFM] buildings or rooms; Group R- 3 congregate residences; and guest rooms of Group R Occupancies having an occupant load of 10 or less may be provided with a night latch, dead bolt or security chain, provided such devices are openable from the inside without the use of a key or tool [for SFM] or special knowledge or effort and mounted at a height not to exceed 48 inches (1219 mm) above the finished floor.
3. [For SFM] Mental, penal or corrective institutions where supervisory personnel are continually on duty and effective provisions are made to remove occupants in case of fire or other emergency.

[For SFM] Bars, grilles, grates or similar devices placed over any required exit door shall be openable from the inside without the use of a key, tool, or any special knowledge or effort. Such bars, grilles, grates or similar devices shall be equipped with an approved release device for use by the fire department only on the exterior side for the purpose of fire department emergency access, when required by the authority having jurisdiction.

Manually operated edge- or surface-mounted flush bolts and surface bolts or any other type of device that may be used to close or restrain the door other than by operation of the locking device shall not be used. Where exit doors are used in pairs and approved automatic flush bolts are used, the door leaf having the automatic flush bolts shall have no doorknob or surface-mounted hardware.

The unlatching of any leaf shall not require more than one operation.

Exceptions:

1. Group R, Division 3 Occupancies.
2. Where a pair of doors serving a room not normally occupied is needed for the movement of equipment, manually operated edge- or surface-mounted bolts may be used.

Purpose and rationale statement. CBC Section 1003.3.1.8 provisions for type of lock or latch.

1003.3.1.10 Special egress-control devices. When approved by the building official, exit doors in Group B; Group F; Group I, Divisions *[for SFM] 1 and 2*; Group M; Group R, Division 1 congregate residences serving as group-care facilities and *[for SFM] Division 2 facilities licensed as a Residential Care for the Elderly (RCFE) housing clients with Alzheimer's disease and other forms of dementia; residential facilities licensed as an adult residential-care facility, group home, small family home, foster family home or a family home certified by a foster family agency* and Group S Occupancies may be equipped with approved listed special egress-control devices of the time-delay type, provided the building is protected throughout by an approved automatic sprinkler system and an approved automatic smoke-detection system *[for SFM] in accordance with the California Fire Code. Such devices shall conform to all the following:*

1. The egress-control device shall automatically deactivate upon activation of either the sprinkler system or the smoke-detection system.
2. The egress-control device shall automatically deactivate upon loss of electrical power to any one of the following:
 - 2.1 The egress-control device itself.
 - 2.2 The smoke-detection system.
 - 2.3 Means of egress illumination as required by Section 1003.2.9.
3. The egress-control device shall be capable of being deactivated by a signal from a switch located in an approved location.
4. An irreversible process that will deactivate the egress-control device shall be initiated whenever a manual force of not more than 15 pounds (66.72 N) is applied for two seconds to the panic bar or other door-latching hardware. The egress-control device shall deactivate within an approved time period not to exceed a total of 15 seconds, *except in facilities housing alzheimer's clients a 30 second delay may be permitted by the authority having jurisdiction.* The time delay established for each egress-control device shall not be field adjustable.
5. Actuation of the panic bar or other door-latching hardware shall activate an audible signal at the door.
6. The unlatching shall not require more than one operation. A sign shall be provided on the door located above and within 12 inches (305 mm) of the panic bar or other door-latching hardware reading:

"KEEP PUSHING. THIS DOOR WILL OPEN IN SECONDS. ALARM WILL SOUND"

Sign lettering shall be at least 1 inch (25mm) in height and shall have a stroke of not less than 1/8 inch (3.2 mm). Regardless of the means of deactivation, relocking of the egress-control device shall be by manual means only at the door.

[For SFM & DSA/AC] A tactile sign shall also be provided in Braille and raised characters, which complies with Section 1117B.5.1-B.

Purpose and rationale statement. CBC Section 1003.3.1.10 provision for special egress-control devices. Task group recommendation to cover statutory provision 1569.699 for facilities housing alzheimer clients.

1008.1.9 Panic and fire exit hardware. Where panic and fire exit hardware is installed, it shall comply with the following:

1. The actuating portion of the releasing device shall extend at least one-half of the door leaf width.
2. A maximum unlatching force of 15 pounds (67 N).

Each door in a means of egress from an occupancy of Group A or E having an occupant load of 100 or more and any occupancy of Group H-1, H-2, H-3 or H-5 shall not be provided with a latch or lock unless it is panic hardware or fire exit hardware.

If balanced doors are used and panic hardware is required, the panic hardware shall be the push-pad type and the pad shall not extend more than one-half the width of the door measured from the latch side.

[For SFM] Other types of hand-activated door-opening hardware shall be centered between 30 inches (762 mm) and 44 inches (1118 mm) above the floor.

Purpose and rationale statement. CBC Section 1003.3.1.9 SFM amendment to panic hardware.

1008.2 Gates. Gates serving the means of egress system shall comply with the requirements of this section. Gates used as a component in a means of egress shall conform to the applicable requirements for doors.

Exception: Horizontal sliding or swinging gates exceeding the 4-foot (1219 mm) maximum leaf width limitation are permitted in fences and walls surrounding a stadium.

1003.3.3.13.1 [For SFM&DSA/ACI] Tactile stair level identification sign. Tactile stair level identification signs that comply with 1117B.5.1-B shall be located at each floor level landing in all enclosed stairways in buildings two or more stories in height to identify the floor level. At exit discharge level, the sign shall include a raised five pointed star located to the left of the identifying floor level. The outside diameter of the star shall be the same as the height of the raised characters.

Purpose and rationale statement. CBC Section 1003.3.3.13.1 provision for tactile stair level identification sign.

1013.2 Egress through intervening spaces. Egress from a room or space shall not pass through adjoining or intervening rooms or areas, except where such adjoining rooms or areas are accessory to the area served; are not a high-hazard occupancy and provide a discernible path of egress travel to an exit. Egress shall not pass through kitchens, storage rooms, closets or spaces used for similar purposes. An exit access shall not pass through a room that can be locked to prevent egress. Means of egress from dwelling units or sleeping areas shall not lead through other sleeping areas, toilet rooms or bathrooms.

Exceptions:

1. *In other than a Group R-3 Occupancy licensed to house nonambulatory clients where a kitchen does not form a separate room by construction a means of egress are is not prohibited through a kitchen area serving adjoining rooms constituting part of the same dwelling unit or sleeping unit.*
2. Means of egress are not prohibited through adjoining or intervening rooms or spaces in a Group H occupancy when the adjoining or intervening rooms or spaces are the same or a lesser hazard occupancy group.
3. *In a Group R-3 Occupancy of non-rated construction, bedrooms used by nonambulatory clients shall have access to at least one of the required exits which shall conform to one of the following:*

Exits through a corridor/hallway or area and into a bedroom (in the immediate area) which has an exit directly to the exterior. Bedroom doors used as exits shall have exit signs complying with Section 1003.2.8.

Through a corridor/hallway (serving the sleeping area which exits directly to the exterior).

Direct exit from the bedroom to the exterior.

- Exit through an adjoining bedroom which exits to the exterior.
4. Exits shall not pass through any room subject to locking except in a Group I-2 Occupancy classified as a mental hospital and in Group I-3 Occupancies classified as a detention facility.

Purpose and rationale statement. IBC model code covers CBC 1004.2.2 Exception 7. This amendment carries the intent of CBC 1007.6.3.2.3 forward to clarify when nonambulatory clients are housed in a Group R-3 occupancy a means of egress is not permitted to pass through a kitchen area. This is a carry over of CBC 1007.6.3.2.2 to address exiting requirements for licensed facilities in a Group R-3 occupancy housing nonambulatory clients. Section reference to be updated to appropriate IBC section. Correlation with the I Workgroup.

1013.5 Egress balconies. Balconies used for egress purposes shall conform to the same requirements as corridors for width, headroom, dead ends and projections. Exterior balconies shall be designed to minimize accumulation of snow or ice that impedes the means of egress.

Exception: Exterior balconies and concourses in outdoor stadiums shall be exempt from the design requirement to protect against the accumulation of snow or ice.

Walls of exterior exit balconies serving a Group R-1 [SFM] and licensed Protective Social Care occupancies having an occupant load of 10 or more, or Group I-1 and R-4 occupancies having an occupant load of 7 or more shall not be less than one-hour fire-resistive construction and ceilings shall not be less than that required for a one-hour fire-resistive floor or roof system.

Exceptions:

1. Exterior sides of exterior exit balconies.
2. In other than Type I or II construction, exterior exit balcony roof assemblies may be of heavy-timber construction without concealed spaces.

Purpose and rationale statement. CBC Section 1006.3.2.3 provision for exterior exit balcony.

1014.1 Exit or exit access doorways required. Two exits or exit access doorways from any space shall be provided where one of the following conditions exists:

1. The occupant load of the space exceeds the values in Table 1014.1.
2. The common path of egress travel exceeds the limitations of Section 1013.3.
3. Where required by Sections 1014.3, 1014.4 and 1014.5.

Exception: Group I-2 occupancies shall comply with Section 1013.2.2.

4. Licensed facilities in buildings classified as Group R-3 and R-4 occupancies shall have a minimum of two exits.

Exception: In Group R-3 Occupancies constructed of not less than Type VA construction and which are provided with an automatic sprinkler system.

Purpose and rationale statement.

SECTION 1016 CORRIDORS

1016.1 Construction. Corridors shall be fire-resistance rated in accordance with Table 1016.1. The corridor walls required to be fire-resistance rated shall comply with Section 708 for fire partitions.

Exceptions:

1. A fire-resistance rating is not required for corridors in an occupancy in Group E where each room that is used for instruction has at least one door directly to the exterior and rooms for assembly purposes have at least one-half of the required means of egress doors opening directly to the exterior. Exterior doors specified in this exception are required to be at ground level.
2. A fire-resistance rating is not required for corridors contained within a dwelling ~~or sleeping unit~~ classified as a in an occupancy in Group R-3 occupancy.
3. A fire-resistance rating is not required for corridors in open parking garages.
4. A fire-resistance rating is not required for corridors in an occupancy in Group B which is a space requiring only a single means of egress complying with Section 1014.1.

Purpose and rationale statement. Check with the R-1 Task group. Should be 1004.3.4.3

1016.2 Corridor width. The minimum corridor width shall be as determined in Section 1005.1, but not less than 44 inches (1118 mm).

Exceptions:

1. Twenty-four inches (610 mm)—For access to and utilization of electrical, mechanical or plumbing systems or equipment.
2. Thirty-six inches (914 mm)—In other than a Group R-4 occupancy on floors housing nonambulatory clientsWith a required occupant capacity of 50 or less.
3. Thirty-six inches (914mm)—Within a dwelling unit.
4. Sixty inches (1524mm)-On floors in a Group R-4 occupancy housing nonambulatory clients. Forty-four inches (1118mm) on floors housing only ambulatory clients.
5. Seventy-two inches (1829 mm)—In Group E with a corridor having a required capacity of 100 or more.
6. Seventy-two inches (1829 mm)—In corridors serving surgical Group I, health care centers for ambulatory patients receiving outpatient medical care, which causes the patient to be not capable of self-preservation.
7. Ninety-six inches (2438 mm)—In Group I-2 in areas where required for bed movement.

Purpose and rationale statement. This amendment carries CBC 1007.6.3.3.1 for licensed facilities with more than six nonambulatory clients

1004.3.4.3 Construction. [For SFM] Corridors of Groups C; I and R, Division 2 Occupancies having an occupant load of seven or more; and Groups E shall be fully enclosed by walls, a floor, a ceiling and permitted protected openings. The walls and ceilings of corridors shall be constructed of fire-resistive materials as specified in Section 1004.3.4.3.1.

Exceptions:

1. One-story buildings housing Group F, Division 2 and Group S, Division 2 Occupancies.
2. Corridors more than 30 feet (9144mm) in width where occupancies served by such corridors have at least one exit independent from the corridor. (See Chapter 4 for covered malls.)
3. In Group I, Division 3 Occupancies such as jails, prisons, reformatories and similar buildings with open-barred cells forming corridor walls, the corridors and cell doors need not be fire-resistive.
4. Corridor walls and ceilings need not be of fire-resistive construction within office spaces having an occupant load of 100 or less when the entire story in which the space is located is equipped with an automatic sprinkler system throughout and an automatic smoke-

detection system installed within the corridor. The actuation of any detector shall activate alarms audible in all areas served by the corridor.

5. Corridor walls and ceilings need not be of fire-resistive construction within office spaces having an occupant load of 100 or less when the building in which the space is located is equipped with an automatic sprinkler system throughout.
6. In Group B office buildings of Type I, Type II-FR and Type II-one-hour construction, corridor walls and ceilings need not be of fire-resistive construction within office spaces of a single tenant when the entire story in which the space is located is equipped with an approved automatic sprinkler system and an automatic smoke-detection system is installed within the corridor. The actuation of any detector shall activate alarms audible in all areas served by the corridor.
7. [For SFM] Group E Occupancies, when each room used for instruction has at least one exit door directly to the exterior at ground level, and when rooms used for assembly purposes have at least one half of the required access to exits that exit directly to the exterior at ground level.

Corridor floors are not required to be of fire-resistive construction unless specified by some other provision of this code.

Corridors in buildings of Type I or II construction shall be of noncombustible construction, except where combustible materials are permitted in applicable building elements by other provisions of this code. Corridors in buildings of Type III, IV or V construction may be of combustible or noncombustible construction.

Purpose and rationale statement.